



REAL ESTATE COMMITTEE AGENDA
REAL ESTATE COMMITTEE MEETING OF: APRIL 19, 2004

- CALL TO ORDER
- ANNOUNCEMENT RE: COMPLIANCE WITH OPEN MEETING LAW

MINUTES:

PRESENT: COUNCILMAN WEEKLY and COUNCILWOMAN MONCRIEF

Also Present: DEPUTY CITY MANAGER STEVE HOUCHENS, REAL ESTATE and ASSET MANAGEMENT DIVISION MANAGER DAVID ROARK, DEPUTY CITY ATTORNEY TERESITA PONTICELLO, CITY CLERK BARBARA JO (RONI) RONEMUS, DEPUTY CITY CLERKS GABRIELA S. PORTILLO-BRENNER and ARLENE COLEMAN.

ANNOUNCEMENT MADE – Meeting noticed and posted at the following locations:
City Hall Plaza, Special Outside Posting Bulletin Board
Court Clerk's Office Bulletin Board, City Hall Plaza
Las Vegas Library, 833 Las Vegas Boulevard North
Clark County Government Center, 500 S. Grand Central Parkway
Grant Sawyer Building, 555 E. Washington Avenue

(3:09)

AGENDA SUMMARY PAGE

REAL ESTATE COMMITTEE MEETING OF: APRIL 19, 2004

DEPARTMENT: PUBLIC WORKS

DIRECTOR: RICHARD D. GOECKE

☐

CONSENT

☒

DISCUSSION

SUBJECT:

REPORT FROM REAL ESTATE COMMITTEE - Councilman Weekly and Councilwoman Moncrief

Discussion and possible action authorizing staff to apply for a Recreation and Public Purpose Lease from the Bureau of Land Management for 488 acres of land commonly known as APNs 125-01-001-001 and 125-01-701-001 located in the vicinity of Decatur Boulevard and Moccasin Road for use as a Public Park (\$100 - Public Works/Real Estate/Rental of Land) - Clark County (near Ward 6 - Mack)

Fiscal Impact

☐

No Impact

Amount: \$100 filing fee

☒

Budget Funds Available

Dept./Division: Public Works/Real Estate

☐

Augmentation Required

Funding Source: PW/Real Estate/Rental of Land

PURPOSE/BACKGROUND:

Public Works/Real Estate has identified this site as ideal for a future public park location to meet the growing demands for recreation facilities to service the current and future citizens in this area.

RECOMMENDATION:

Staff recommends approval

BACKUP DOCUMENTATION:

1. Application
2. Site Map

COMMITTEE RECOMMENDATION:

COUNCILWOMAN MONCRIEF recommended Item 1 be forwarded to the Full Council with a "DO PASS" recommendation. COUNCILMAN WEEKLY concurred.

MINUTES:

COUNCILMAN WEEKLY declared the Public Hearing open.

DAVID ROARK, Manager, Real Estate and Asset Management Division, stated that the property is bordered between North Las Vegas and the City at Decatur Boulevard. Some of the property will be used for the outer beltway, which is now called the outer parkway. Staff would like to reserve this property now and decide its use as the parkway plan is developed. Staff recommended approval.

REAL ESTATE COMMITTEE MEETING OF APRIL 19, 2004
PUBLIC WORKS

Item 1 - Discussion and possible action authorizing staff to apply for a Recreation and Public Purpose Lease from the Bureau of Land Management for 488 acres of land commonly known as APNs 125-01-001-001 and 125-01-701-001 located in the vicinity of Decatur Boulevard and Moccasin Road for use as a Public Park (\$100 - Public Works/Real Estate/Rental of Land)

MINUTES – Continued:

No one appeared in opposition.

COUNCILMAN WEEKLY declared the Public Hearing closed.

(3:10 – 3:11)

1-23

AGENDA SUMMARY PAGE
REAL ESTATE COMMITTEE MEETING OF: APRIL 19, 2004

DEPARTMENT: PUBLIC WORKS

DIRECTOR: RICHARD D. GOECKE

☐

CONSENT

☒

DISCUSSION

SUBJECT:

REPORT FROM REAL ESTATE COMMITTEE - Councilman Weekly and Councilwoman Moncrief

Discussion and possible action authorizing staff to apply for a Recreation and Public Purpose Lease from the Bureau of Land Management for 10 acres of land commonly known as APN 126-02-101-005 located south of Moccasin Road and west of Puli Drive for use as a Public Park (\$100 - Public Works/Real Estate/Rental of Land) - Clark County (near Ward 6 - Mack)

Fiscal Impact

☐

No Impact

Amount: \$100 filing fee

☒

Budget Funds Available

Dept./Division: Public Works/Real Estate

☐

Augmentation Required

Funding Source: PW/Real Estate/Rental of Land

PURPOSE/BACKGROUND:

Public Works/Real Estate has identified this site as ideal for a future public park location to meet the growing demands for recreation facilities to service the current and future citizens in this area.

RECOMMENDATION:

Staff recommends approval

BACKUP DOCUMENTATION:

1. Application
2. Site Map

COMMITTEE RECOMMENDATION:

COUNCILWOMAN MONCRIEF recommended Item 2, 3, 5, 6, 7, 8, and 9 be stricken. COUNCILMAN WEEKLY concurred.

MINUTES:

COUNCILMAN WEEKLY declared the Public Hearing open.

Before considering Item 1, DAVID ROARK, Real Estate and Asset Management Division, requested Item Nos. 2, 3, 5, 6, 7, 8, and 9 be stricken.

No one appeared in opposition.

COUNCILMAN WEEKLY declared the Public Hearing closed.

(3:09 – 3:10)

AGENDA SUMMARY PAGE
REAL ESTATE COMMITTEE MEETING OF: APRIL 19, 2004

DEPARTMENT: PUBLIC WORKS

DIRECTOR: RICHARD D. GOECKE

☐

CONSENT

☒

DISCUSSION

SUBJECT:

REPORT FROM REAL ESTATE COMMITTEE - Councilman Weekly and Councilwoman Moncrief

Discussion and possible action authorizing staff to apply for a Recreation and Public Purpose Lease from the Bureau of Land Management for 8 acres of land commonly known as APNs 126-02-401-002 and 126-02-401-004 located in the vicinity of Iron Mountain Road and Puli Drive for use as a Public Park (\$100 - Public Works/Real Estate/Rental of Land) - Clark County (near Ward 6 - Mack)

Fiscal Impact

☐

No Impact

Amount: \$100 filing fee

☒

Budget Funds Available

Dept./Division: Public Works/Real Estate

☐

Augmentation Required

Funding Source: PW/Real Estate/Rental of Land

PURPOSE/BACKGROUND:

Public Works/Real Estate has identified this site as ideal for a future public park location to meet the growing demands for recreation facilities to service the current and future citizens in this area.

RECOMMENDATION:

Staff recommends approval

BACKUP DOCUMENTATION:

1. Application
2. Site Map

COMMITTEE RECOMMENDATION:

COUNCILWOMAN MONCRIEF recommended Item 2, 3, 5, 6, 7, 8, and 9 be stricken. COUNCILMAN WEEKLY concurred.

MINUTES:

COUNCILMAN WEEKLY declared the Public Hearing open.

Before considering Item 1, DAVID ROARK, Manager, Real Estate and Asset Management Division, requested Item Nos. 2, 3, 5, 6, 7, 8, and 9 be stricken.

No one appeared in opposition.

COUNCILMAN WEEKLY declared the Public Hearing closed.

(3:09 – 3:10)

AGENDA SUMMARY PAGE
REAL ESTATE COMMITTEE MEETING OF: APRIL 19, 2004

DEPARTMENT: PUBLIC WORKS**DIRECTOR: RICHARD D. GOECKE**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

REPORT FROM REAL ESTATE COMMITTEE - Councilman Weekly and Councilwoman Moncrief

Discussion and possible action to authorize staff to purchase real property known as APN 139-34-612-026 located on the northeast corner of Carson Avenue and 8th Street from the State of Nevada Department of Conservation and Natural Resources Division of State Lands (\$323,049.80 plus closing costs - City Facilities Capital Project Fund) - Ward 5 (Weekly)

Fiscal Impact☐**No Impact****Amount:** 323,049.80 + closing costs☐**Budget Funds Available****Dept./Division:** Public Works/Real Estate☒**Augmentation Required****Funding Source:** City Facilities Capital Project Fund**PURPOSE/BACKGROUND:**

On 3/24/04 PW/REAM was notified of a public auction of the parcel referenced above. This is a vacant parcel of land for sale by the State. The appraisal value is \$323,049.80, including appraisal/publication. Per NRS 277.050, the City can request a direct sale from the State for the appraisal value plus associated cost without having to competitively bid. Permission is requested to go forward with a direct sale of this property.

RECOMMENDATION:

Staff recommends approval

BACKUP DOCUMENTATION:

1. Notice of Public Auction
2. 4/6/04 Response Letter

COMMITTEE RECOMMENDATION:

COUNCILWOMAN MONCRIEF recommended Item 4 be forwarded to the Full Council with a "DO PASS" recommendation. COUNCILMAN WEEKLY concurred.

MINUTES:

COUNCILMAN WEEKLY declared the Public Hearing open.

DAVID ROARK, Manager, Real Estate and Asset Management Division, stated that he received a letter in late March from the State indicating that this property was going to be put up for auction in April.

REAL ESTATE COMMITTEE MEETING OF APRIL 19, 2004
PUBLIC WORKS

Item 4 - Discussion and possible action to authorize staff to purchase real property known as APN 139-34-612-026 located on the northeast corner of Carson Avenue and 8th Street from the State of Nevada Department of Conservation and Natural Resources Division of State Lands (\$323,049.80 plus closing costs - City Facilities Capital Project Fund)

MINUTES – Continued:

MR. ROARK drove by the property and a sign was posted on the property stating that the auction would be held in June. By State law, if a municipality is interested in a property, a letter can be issued to the State requesting a direct sale for the appraisal price in order to avoid the competitive bidding process, which can increase the sale price. MR. ROARK wrote a letter to the State requesting this property not be auctioned in April. Staff recommends proceeding with the direct sale of this property from the State.

COUNCILMAN WEEKLY asked if there is a particular future use for this property. MR. ROARK replied that there is no future use at this time. This property is located in the downtown area within the Entertainment District. There was a welfare building situated on this piece of land but it was demolished. This land has been auctioned twice but has not been sold, and the appraisal price has come down both times. Most of the surrounding property is going for approximately \$35 per square foot, and this property is now valued at \$21 per square foot. MR. ROARK indicated that this property could be used as a tradeoff in the future. Staff recommended approval.

No one appeared in opposition.

COUNCILMAN WEEKLY declared the Public Hearing closed.

(3:11 – 3:14)

AGENDA SUMMARY PAGE

REAL ESTATE COMMITTEE MEETING OF: APRIL 19, 2004

DEPARTMENT: PUBLIC WORKS

DIRECTOR: RICHARD D. GOECKE

☐

CONSENT

☒

DISCUSSION

SUBJECT:

REPORT FROM REAL ESTATE COMMITTEE - Councilman Weekly and Councilwoman Moncrief

Discussion and possible action authorizing staff to apply for a Recreation and Public Purpose Lease from the Bureau of Land Management for 10 acres of land commonly known as APN 126-01-801-002 located in the vicinity of Iron Mountain Road and Hualapai Way for use as a Public Park (\$100 - Public Works/Real Estate/Rental of Land) - Clark County (near Ward 6 - Mack)

Fiscal Impact

☐

No Impact

Amount: \$100 filing fee

☒

Budget Funds Available

Dept./Division: Public Works/Real Estate

☐

Augmentation Required

Funding Source: PW/Real Estate/Rental of Land

PURPOSE/BACKGROUND:

Public Works/Real Estate has identified this site as ideal for a future public park location to meet the growing demands for recreation facilities to service the current and future citizens in this area.

RECOMMENDATION:

Staff recommends approval

BACKUP DOCUMENTATION:

1. Application
2. Site Map

COMMITTEE RECOMMENDATION:

COUNCILWOMAN MONCRIEF recommended Item 2, 3, 5, 6, 7, 8, and 9 be stricken. COUNCILMAN WEEKLY concurred.

MINUTES:

COUNCILMAN WEEKLY declared the Public Hearing open.

Before considering Item 1, DAVID ROARK, Manager, Real Estate and Asset Management Division, requested Item Nos. 2, 3, 5, 6, 7, 8, and 9 be stricken.

No one appeared in opposition.

COUNCILMAN WEEKLY declared the Public Hearing closed.

(3:09 – 3:10)

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REAL ESTATE COMMITTEE MEETING OF: APRIL 19, 2004

DEPARTMENT: PUBLIC WORKS

DIRECTOR: RICHARD D. GOECKE

☐

CONSENT

☒

DISCUSSION

SUBJECT:

REPORT FROM REAL ESTATE COMMITTEE - Councilman Weekly and Councilwoman Moncrief

Discussion and possible action authorizing staff to apply for a Recreation and Public Purpose Lease from the Bureau of Land Management for 15 acres of land commonly known as portions of APNs 126-01-101-010 and 126-01-301-004 located off of Puli Drive between Moccasin Road and Iron Mountain Road for use as a Public Park (\$100 - Public Works/Real Estate/Rental of Land) - Clark County (near Ward 6 - Mack)

Fiscal Impact

☐

No Impact

Amount: \$100 filing fee

☒

Budget Funds Available

Dept./Division: Public Works/Real Estate

☐

Augmentation Required

Funding Source: PW/Real Estate/Rental of Land

PURPOSE/BACKGROUND:

Public Works/Real Estate has identified this site as ideal for a future public park location to meet the growing demands for recreation facilities to service the current and future citizens in this area.

RECOMMENDATION:

Staff recommends approval

BACKUP DOCUMENTATION:

1. Application
2. Site Map

COMMITTEE RECOMMENDATION:

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MINUTES:

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DISCUSSION

SUBJECT:

REPORT FROM REAL ESTATE COMMITTEE - Councilman Weekly and Councilwoman Moncrief

Discussion and possible action authorizing staff to apply for a Recreation and Public Purpose Lease from the Bureau of Land Management for 12.5 acres of land commonly known as a portion of APN 126-01-401-003 located in the vicinity of Iron Mountain Road and Puli Drive for use as a Public Park (\$100 - Public Works/Real Estate/Rental of Land) - Clark County (near Ward 6 - Mack)

Fiscal Impact

☐

No Impact

Amount: \$100 filing fee

☒

Budget Funds Available

Dept./Division: Public Works/Real Estate

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Augmentation Required

Funding Source: PW/Real Estate/Rental of Land

PURPOSE/BACKGROUND:

Public Works/Real Estate has identified this site as ideal for a future public park location to meet the growing demands for recreation facilities to service the current and future citizens in this area.

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1. Application
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☐

CONSENT

☒

DISCUSSION

SUBJECT:

REPORT FROM REAL ESTATE COMMITTEE - Councilman Weekly and Councilwoman Moncrief

Discussion and possible action authorizing staff to apply for a Recreation and Public Purpose Lease from the Bureau of Land Management for 5 acres of land commonly known as APN 126-01-501-001 located in the vicinity of Moccasin Road in between Puli Drive and Hualapai Way for use as a Public Park (\$100 - Public Works/Real Estate/Rental of Land) - Clark County (near Ward 6 - Mack)

Fiscal Impact

☐

No Impact

Amount: \$100 filing fee

☒

Budget Funds Available

Dept./Division: Public Works/Real Estate

☐

Augmentation Required

Funding Source: PW/Real Estate/Rental of Land

PURPOSE/BACKGROUND:

Public Works/Real Estate has identified this site as ideal for a future public park location to meet the growing demands for recreation facilities to service the current and future citizens in this area.

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DEPARTMENT: PUBLIC WORKS

DIRECTOR: RICHARD D. GOECKE

☐

CONSENT

☒

DISCUSSION

SUBJECT:

REPORT FROM REAL ESTATE COMMITTEE - Councilman Weekly and Councilwoman Moncrief

Discussion and possible action authorizing staff to apply for a Recreation and Public Purpose Lease from the Bureau of Land Management for 5 acres of land commonly known as APN 126-01-601-002 located in the vicinity of Moccasin Road and Hualapai Way for use as a Public Park (\$100 - Public Works/Real Estate/Rental of Land) - Clark County (near Ward 6 - Mack)

Fiscal Impact

☐

No Impact

Amount: \$100 filing fee

☒

Budget Funds Available

Dept./Division: Public Works/Real Estate

☐

Augmentation Required

Funding Source: PW/Real Estate/Rental of Land

PURPOSE/BACKGROUND:

Public Works/Real Estate has identified this site as ideal for a future public park location to meet the growing demands for recreation facilities to service the current and future citizens in this area.

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1. Application
2. Site Map

COMMITTEE RECOMMENDATION:

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No one appeared in opposition.

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(3:09 – 3:10)



REAL ESTATE COMMITTEE AGENDA
REAL ESTATE COMMITTEE MEETING OF: APRIL 19, 2004

CITIZENS PARTICIPATION: ITEMS RAISED UNDER THIS PORTION OF THE AGENDA CANNOT BE DELIBERATED OR ACTED UPON UNTIL THE NOTICE PROVISIONS OF THE OPEN MEETING LAW HAVE BEEN MET. IF YOU WISH TO SPEAK ON A MATTER NOT LISTED ON THE AGENDA, PLEASE CLEARLY STATE YOUR NAME AND ADDRESS. IN CONSIDERATION OF OTHERS, AVOID REPETITION, AND LIMIT YOUR COMMENTS TO NO MORE THAN THREE (3) MINUTES. TO ENSURE ALL PERSONS EQUAL OPPORTUNITY TO SPEAK, EACH SUBJECT MATTER WILL BE LIMITED TO TEN (10) MINUTES.

MINUTES:

None.

(3:14)

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THE MEETING ADJOURNED AT 3:14 P.M.

Respectfully submitted: _____
ARLENE COLEMAN, DEPUTY CITY CLERK
April 19, 2004